

**MINUTES OF BUSINESS MEETING
HELD BY THE PLANNING AND ZONING COMMISSION
NOVEMBER 3, 2014**

ROLL CALL:

Members Present: Eric Prause, Chair
Andy Kidd, Vice Chair
Horace Brown, Secretary
Susan Shanbaum

Alternates: Julian Stoppelman, Sitting
Teresa Ike

Absent: Michael Stebe
Donald Palmer

Also Present: Mark Pellegrini, Director of Planning
Renata Bertotti, Senior Planner
Ginger MacHattie, Recording Secretary

Time Convened: 8:33 P.M.

NEW BUSINESS:

TMC NEW ENGLAND 2 LLC – Request a special exception under Article II Section 9.14.02(b) for a use that requires more than 60 parking spaces for construction of a retail pharmacy with a drive-through and a business establishment with a drive-through at 1229 Main Street, 27 Charter Oak Street, and 31 Charter Oak Street – Special Exception (2014-069); Design Overlay (2014-069); Erosion and Sedimentation Control (2014-070)

Special Exception (2014-069)

MOTION: Ms. Shanbaum moved to approve the continuation of the public hearing to November 17, 2014. Mr. Brown seconded the motion and all members voted in favor.

Design Overlay (2014-069)

MOTION: Ms. Shanbaum moved to table the application to November 17, 2014. Mr. Brown seconded the motion and all members voted in favor.

Erosion and Sedimentation Control (2014-070)

MOTION: Ms. Shanbaum moved to table the application to November 17, 2014. Mr. Brown seconded the motion and all members voted in favor.

APPROVAL OF MINUTES:

July 7, 2014 – Public Hearing

MOTION: Mr. Stoppelman moved to approve the minutes with the following modification:

In the second paragraph of page 3 of the draft minutes, change the third sentence to read, “The above ground shallow detention system will be screened on the east side with pines and surrounded by chain link fence.”

Ms. Shanbaum seconded the motion and all members voted in favor.

July 7, 2014 – Business Meeting

MOTION: Mr. Brown moved to approve the minutes as written. Ms. Shanbaum seconded the motion and all members voted in favor.

July 21, 2014 – Public Hearing

MOTION: Mr. Brown moved to approve the minutes with the following modification:

In the second paragraph of page 2 of the draft minutes, change the second to last sentence to read, “The Spencer Street access driveway will be a full in and a right out only.”

Ms. Shanbaum seconded the motion and all members voted in favor.

July 21, 2014 – Business Meeting

MOTION: Mr. Brown moved to approve the minutes as written. Mr. Stoppelman seconded the motion and all members voted in favor.

ADOPTION OF 2015 MEETING SCHEDULE:

MOTION: Ms. Shanbaum moved to approve the 2015 meeting schedule as submitted. Ms. Ike seconded the motion and all members voted in favor.

RECEIPT OF NEW APPLICATIONS:

T-MOBILE NORTHEAST, LLC – Zoning Regulation Amendment (2014-097) – Request to delete Article IV, Section 19.04 (b), Section 19.04.2 (b), and 19.04.3 (b).

The Chairman closed the business meeting at 8:55 p.m.

I certify these minutes were adopted on the following date:

Date

Eric Prause, Chairman

NOTICE: A DIGITAL RECORDING OF THIS BUSINESS MEETING CAN BE HEARD IN THE PLANNING DEPARTMENT.